

OL/FMG WEEKLY REPORT
PERIOD ENDING 26 OCTOBER 1988

1. Progress Reports on Tasks Assigned by or of Interest to Senior Management:

25X1 a. Due to inclement weather on 21 October, Universal Craftsman, construction contractor, was unable to complete the renovations to the DCI garage entranceway. The contractor is scheduled to pour concrete on 25 October, weather permitting. The garage is now scheduled to be open for traffic on 27 October. FMG coordinated this revised schedule with DCI/Admin. the Parking Office, and the Security Protective Force. [redacted]

25X1 b. Dedication of Donovan Statue, 26 October: Preparations continue for the 26 October dedication. On 18 October, the statue of William J. Donovan was set in the Lobby of the Original Headquarters Building; VIP parking will be provided for 40 visitors; and a special reception hosted by the Director will be held in the Executive Dining Room for guests attending the ceremony. [redacted]

2. Major Events that Have Occurred During the Preceding Week:

ILLEGIB? 25X1 a. Status of South Side Chilled Water Lines: On 21 October, FMG received from Bechtel a proposal for \$78,263 for the study and design for repairs of the south side chilled water lines. After the Director of Logistics is briefed on the project, FMG will initiate procedures to award the contract. Information from additional testing will be forwarded to Bechtel for their use in the study and design for repairs. [redacted]

25X1 b. Backfill Project: [redacted]

25X1 (1) DI/OIA Renovations in Headquarters: The demolition work for the 4G corridor has been completed and the contractor has started floor drilling for electrical and data line work. [redacted]

25X1 (2) On 19 October, the Contracts Branch issued a Requirements type contract to Tate Access Floors, Inc. to provide raised flooring for the Original Headquarters Building. The contract is a 6-year effort, beginning 17 October and will continue through 30 September 1994. The contract will be funded on an incremental basis. The estimated value of the contract is \$4.5 million. [redacted]

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c. Scattergood-Thorne Property Renovation: All post hole digging is now complete. The contractor began setting posts on 24 October. [redacted]

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d. Child Day Care Center (CDCC) Project: ^{As of 24 Oct} Construction work has started on the CDCC project. Temporary construction water and electricity will be obtained from a hydrant and Motor Pool transformer, respectively. Continuing construction services are being negotiated with the project architect, SAIC. [redacted]

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e. Sanitary System: The new south side sewer has number of problems. Cracks and partial obstructions have been identified using a TV camera. The line is downstream of the Cafeteria, SOMAT, and P&PG Building. FMG is assessing the severity of the problem and will have preliminary options and recommendation by 4 November. Allied has been directed to develop a contingency plan in case a sewer stoppage occurs. [redacted]

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f. Standby Generation: The final test of the fire protection system for Generator No. 7 was successfully completed on 20 October. This makes all seven generators operational and gives a total of 22 Megawatts of generation capacity for the Headquarters Compound. The peak load on the compound is currently 20 Megawatts with a projected total load in the summer of 1989 of 25 Megawatts. [redacted]

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g. A 55% response was received from the questionnaires mailed to [redacted] participants of the Ogden Food Service Operation. The majority, 84%, indicated they were pleased with the food service quality but would like some different food items. Customers felt prices were too high for portions given. All of the questionnaires have been turned over to [redacted] site cafeteria manager. [redacted]

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i. Renovation Activities at the E Street Complex - The contractor has resumed work in designated areas following a shutdown due to the discovery of asbestos in some work areas. Results of the recently completed asbestos survey have been distributed to General Services Administration (GSA) and the contractor. Plans for asbestos removal, where required, are being coordinated through GSA. [redacted]

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Demolition in East Building is complete and paint and carpet work should begin 1 November. Demolition in South Building is scheduled for completion 4 November. Demolition in Central Building will begin after South Building demolition is complete.

[REDACTED]

[REDACTED]

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k. Renovation of 11th Floor of Key Building for SEO: Domestic Buildings Branch (DBB) has submitted drawings, a RWA, estimated project cost (\$230,000), and project justification to GSA's Repair and Alteration Group. They are in the process of obtaining written approval (for the renovation) from the building owner and GSA's Real Estate and Leasing Group. Chief, DBB has stressed to GSA our requirement to proceed expeditiously on the renovation project.

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In a meeting with C/DBB and a Real Estate Branch Rep, GSA's Real Estate and Leasing Group, advised that for the lease on Key Building to be renewed, GSA regulations require that a sprinkler system be installed throughout the building. GSA pointed out that the sprinkler requirement could possibly hinder the renewal of the lease because the building is in the process of being sold and the eventual new owner would likely not want to incur the cost of the sprinkler system. DBB has requested GSA to waive the sprinkler requirement. [REDACTED]

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1. Asbestos Removal [REDACTED] A small area on the first floor of [REDACTED] is scheduled to have asbestos removed from above the suspended ceiling in the later part of November. Temporary space [REDACTED] has been designed to move the Office of Personnel in the affected area. OL/FMG/DBB has prepared furniture layout drawings of the temporary space and is awaiting a security survey from the Domestic Security Branch. [REDACTED]

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m. On 19 October, the Contracts Branch presented Ogden Allied Corporation its Award Fee for the fourth quarter of FY88. The Contractor earned 91.25% of \$258,598 or \$235,988. The Contractor's Award Fee Evaluation score was 93 for the prior period. [redacted]

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n. On 19 and 20 October, the Contracts Branch conducted negotiations with Ogden Allied Corporation to extend the Compound's Operations and Maintenance Contract through FY89. Many work items were agreed upon, however negotiations were not completed. Negotiations will resume on 31 October, and it is expected that final agreement will be reached at that time. [redacted]

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4. Management Activities and Concerns:

a. Personnel Assignments: [redacted] to the Mail & Courier Branch.

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b. Escort Problems. Lack of escorts continues to be a problem. Not only is it affecting Allied's ability to clean our buildings in a timely manner, it is also impacting on our ability to meet schedules and to remain within budget on fixed price contracts.

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Chief
Facilities Management Group

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